

**COMMITTEE ON WAYS AND MEANS**

February 26, 2018

A meeting of the Committee on Ways and Means was held this date at 4:46 p.m.

**PRESENT (13)**

The Honorable John J. Tecklenburg, Mayor

Councilmember White	District 1	Councilmember Waring	District 7
Councilmember Shealy	District 2	Councilmember Seekings	District 8
Councilmember Lewis	District 3	Councilmember Shahid	District 9
Councilmember Mitchell	District 4	Councilmember Griffin	District 10
Councilmember Wagner	District 5	Councilmember Moody	District 11
Councilmember Gregorie	District 6	Councilmember Jackson	District 12

**1. INVOCATION:**

The meeting was opened with an invocation provided by Councilmember Lewis.

**2. APPROVAL OF MINUTES:**

The minutes of the February 13, 2018 Committee on Ways and Means meeting were deferred on the agenda.

**3. BIDS AND PURCHASES:**

On a motion of Councilmember Moody, seconded by Councilmember Mitchell, the Committee on Ways and Means voted unanimously to approve the bids and purchases as follows:

**POLICE DEPARTMENT: ACCOUNT:062018-58010 APPROPRIATION: \$717,690**

Approval to purchase thirty (30) each 2018 Ford Interceptor Sedan Vehicles from Benson Ford, PO Box 469, Easley, SC 29641; State Contract #4400017321; 2018 Lease Purchase Funds

**POLICE DEPARTMENT: ACCOUNT:062018-58010 APPROPRIATION: \$57,146**

Approval to purchase two (2) each 2018 Ford Interceptor Utility Vehicles from Vic Bailey Ford, PO

Box 3568, Spartanburg, SC 29304; State Contract #4400017322; 2018 Lease Purchase Funds

**INFORMATION TECHNOLOGY: ACCOUNT:235000-52206 APPROPRIATION: \$306,072**

Approval of Microsoft Cloud Storage Service with WH Platts, the Sole Source Vendor, to provide appropriate video storage and archiving for the Police Department's Body-Worn and Vehicle Video Systems. This will be billed monthly by WH Platts/IRSA Video to the City of Charleston at \$25,506 per month for 12-month period.

**POLICE DEPARTMENT: ACCOUNT:260010-58015 APPROPRIATION: \$125,556.08**

Approval to purchase five (5) safety and security camera systems for various locations on Meeting Street from Hitachi Vantara Corp., 2845 Lafayette St., Santa Clara, CA 95050; Sole Source

**INFORMATION TECHNOLOGY: APPROPRIATION: \$147,812**

Approval to establish a contract for Wireless and Telecommunications Consulting Services from 1020 Digital, LLC DBA CNX, 312 S. Fourth St., Ste. 700, Louisville, KY 40202; Solicitation #17-P045R. The cost will be paid from revenues earned on 70% to 30% ratio until the contracted amount above is paid. Thereafter, the City will be paid 70% of revenues earned with the contractor keeping 30%.

**4. OFFICE OF CULTURAL AFFAIRS: APPROVAL TO APPLY FOR FUNDING FROM CHARLESTON COUNTY FOR ACCOMMODATIONS TAX FUNDING TO SUPPORT THE 2018 FREE VERSE POETRY FESTIVAL IN THE AMOUNT OF \$10,000. NO CITY MATCH IS REQUIRED.**

On a motion of Councilmember Mitchell, seconded by Councilwoman Jackson, the Committee on Ways and Means voted unanimously to apply for funding from Charleston County for accommodations tax funding to support the 2018 Free Verse Poetry Festival in the amount of \$10,000.

**5. OFFICE OF CULTURAL AFFAIRS: APPROVAL TO APPLY FOR FUNDING FROM CHARLESTON COUNTY FOR ACCOMMODATIONS TAX FUNDING TO SUPPORT THE 2018 HOLIDAY MAGIC IN HISTORIC CHARLESTON IN THE AMOUNT OF \$10,000. NO CITY MATCH IS REQUIRED.**

On a motion of Councilmember Mitchell, seconded by Councilmember Lewis, the Committee on Ways and Means voted unanimously to apply for funding from Charleston County for accommodations tax funding to support the 2018 Holiday Magic in Historic Charleston in the amount of \$10,000.

**6. OFFICE OF CULTURAL AFFAIRS: APPROVAL TO APPLY FOR FUNDING FROM CHARLESTON COUNTY FOR ACCOMMODATIONS TAX FUNDING TO SUPPORT THE 2019 PICCOLO SPOLETO FESTIVAL IN THE AMOUNT OF \$15,000. NO CITY MATCH IS**

**REQUIRED.**

On a motion of Councilmember Moody, seconded by Councilwoman Jackson, the Committee on Ways and Means voted unanimously to approve to apply for funding from Charleston County for accommodations tax funding to support the 2019 Piccolo Spoleto Festival in the amount of \$15,000.

**7. OFFICE OF CULTURAL AFFAIRS: APPROVAL TO APPLY FOR FUNDING FROM CHARLESTON COUNTY FOR ACCOMMODATIONS TAX FUNDING FOR THE 2018 MOJA ARTS FESTIVAL IN THE AMOUNT OF \$15,000. NO CITY MATCH IS REQUIRED.**

On a motion of Councilwoman Jackson, seconded by Councilmember Shahid, the Committee on Ways and Means voted unanimously to approve to apply for funding from Charleston County for Accommodations Tax funding for the 2018 MOJA Arts Festival in the amount of \$15,000.

**8. PARKS-CAPITAL PROJECTS: ACCEPTANCE OF FEDERAL FUNDING IN THE AMOUNT OF \$225,232 FOR PHASE 1 OF THE HUGER STREET FIRE STATION #08 RETROFIT PROJECT [FEMA-DR-4241-SC HMGP PROJECT 77 (S197)]. THIS WOULD BE MATCHED WITH \$85,077 IN CITY FUNDING, AND IS FOR THE PURPOSE OF PREPARING DESIGN AND PERMIT DOCUMENTS FOR THE MITIGATION OF FUTURE HAZARDS AT THE STATION (HURRICANE, EARTHQUAKE, FLOOD, ETC.) THIS IS A REIMBURSABLE GRANT, AND THE REQUIREMENTS MUST BE SATISFIED NO LATER THAN APRIL 02, 2020. SUCCESSFUL COMPLETION OF THE TASKS WILL ALLOW COMPETITIVE APPLICATIONS FOR FUTURE FUNDING FOR IMPLEMENTATION OF THE REQUIRED IMPROVEMENTS. THE APPROVAL OF THE GRANT AWARD WILL INSTITUTE A \$340,309 PROJECT BUDGET. THE FUNDING SOURCES FOR THE PROJECT ARE: FEMA HAZARD MITIGATION GRANT FUNDS (\$255,232) AND 2015 GENERAL FUND RESERVES (\$85,077).**

On a motion of Councilmember Moody, seconded by Councilmember Lewis, the Committee on Ways and Means voted unanimously to accept Federal funding in the amount of \$225,232 for Phase 1 of the Huger Street Fire Station #08 Retrofit Project [FEMA-DR-4241-SC HMGP Project 77 (S197)].

**9. PARKS-CAPITAL PROJECTS: APPROVAL OF THE HERBERT HASSEL POOL RESURFACING CONSTRUCTION CONTRACT WITH ATKINSON POOLS AND SPAS IN THE AMOUNT OF \$125,263 FOR REMOVAL AND REPLACEMENT OF THE EXISTING POOL PLASTER AND REPLACEMENT OF THE SURGE TANK COVERS. WITH APPROVAL OF THE PROJECT BUDGET, STAFF IS AUTHORIZED TO AWARD AND/OR AMEND CONTRACTS LESS THAN \$40,000 TO THE EXTENT CONTINGENCY FUNDS EXIST IN THE COUNCIL APPROVED BUDGET. APPROVAL OF THIS ACTION WILL INSTITUTE A \$139,250 PROJECT BUDGET OF WHICH THE \$125,263 CONSTRUCTION CONTRACT WILL BE FUNDED. THE FUNDING SOURCES FOR THIS PROJECT ARE THE CAPITAL PROJECTS, STRUCTURAL REPAIRS (\$125,487) AND FACILITIES MAINTENANCE, GENERAL MAINTENANCE (\$13,763) IN THE 2018 GENERAL OPERATING BUDGET.**

On a motion of Councilmember Mitchell, seconded by Councilwoman Jackson, the Committee on Ways and Means voted unanimously to approve of the Herbert Hassel Pool Resurfacing Construction Contract with Atkinson Pools and Spas in the amount of \$125,263 for removal and replacement of the existing pool plaster and replacement of the surge tank covers.

**10. PUBLIC SERVICE: APPROVAL FOR B&C LAND DEVELOPMENT TO INSTALL NEW LATERALS IN THE AMOUNT OF \$51,412 ON ASHLEY AVENUE FROM THE INLETS TO THE RECENTLY RENOVATED STORM DRAIN.**

On a motion of Councilmember Moody, seconded by Councilwoman Jackson, the Committee on Ways and Means voted unanimously to approve for B&C Land Development to install new laterals in the amount of \$51,412 on Ashley Avenue from the inlets to the recently renovated storm drain.

**11. PUBLIC SERVICE: APPROVAL OF THE PROFESSIONAL SERVICE AGREEMENT FOR ADMINISTRATION AND MANAGEMENT OF THE FOLLOWING GRANTS: FEMA 4241-DR-SC-52-226 ACQUISITION AND DEMOLITION OF 36 STRUCTURES AND FEMA 4241-DR-SC-54-280 ACQUISITION AND DEMOLITION OF 12 STRUCTURES. THE AMOUNT NEEDED FOR THIS ITEM IS \$753,070. THE COST TO ADMINISTER AND MANAGE THE GRANT PROJECT IS A REIMBURSABLE EXPENSE. THE GRANT COVERS 75% OF THE EXPENSES, AND THE CITY'S 25% WILL COME FROM THE DRAINAGE FUND.**

Councilmember Waring asked if the City had updated citizens affected by the buyout. Laura Cabiness, Director of Public Service, said they had answered a number of questions, but she could not say everyone had been contacted. Councilmember Waring said he thought it would be good if the City could at least give citizens an update of where the City was because he was beginning to receive questions, as well. Ms. Cabiness said one of the first steps of the contract was to have the contractor reach out about the schedule.

Councilmember Griffin said he agreed with Councilmember Waring, and he had reached out to the citizens, as well as Ms. Cabiness. He told the homeowners he would be giving them updates on a monthly basis, but they had to approve the contract in order to move forward as it was one of the biggest steps in getting the buyout process started. As soon as they could get this started, he could get with Ms. Cabiness and provide citizens with regular updates.

On a motion of Councilmember Griffin, seconded by Councilmember Moody, the Committee on Ways and Means voted unanimously to approve the professional service agreement for administration and management of the following grants: FEMA 4241-DR-SC-52-226 Acquisition and Demolition of 36 structures and FEMA 4241-DR-SC-54-280 Acquisition and Demolition of 12 structures.

**12. THE COMMITTEE ON REAL ESTATE: (MEETING WAS HELD FEBRUARY 26, 2018 AT**

**3:30 P.M. AT DOCK STREET THEATRE, 135 CHURCH STREET)**

- a. Approval to authorize the Mayor to execute the Agreement of Purchase and Sale between the City of Charleston and Niandrea Taylor for the sale of 56 Nunan Street for \$195,208. This property is being sold subject to the HOME Investment Partnerships Program Resale Restrictive Covenants with an affordability period of 30 years. The owner of the property is the City of Charleston. (56 Nunan Street; TMS: 460-07-01-025) [Ordinance]
- b. Consider a Purchase and Sale Agreement for 101 Broad Street
- c. Nassau Street Parcel Acquisition
- d. Magnolia Development:
  - Consent to Assignment of the Public Infrastructure Improvements Agreement
  - Approval of Temporary Access Easement (Braswell Street)
  - Approval of Memorandum of Understanding regarding Temporary Access Easement

Councilmember Moody, Chair of the Real Estate Committee, stated the Committee approved the Agreement of Purchase and Sale between the City and Niandrea Taylor for the sale of 56 Nunan Street unanimously. The Committee had an executive session to discuss other items on their agenda. One item pertained to the sell of 101 Broad Street. The terms were that the property would sell for \$1.7 million, and it was contingent on the developer completing the development of 88 and 90 Broad Street. This area would be used for parking, so that they could complete the development. After six years, they would develop 101 Broad Street. The Committee also authorized the Mayor to sign contracts on two pieces of property, TMS #'s 459-05-03-005 and 459-05-03-001. The last item on the agenda dealt with the Magnolia tract in the Upper Neck area. That property was being sold to a new developer, which they understood was very good. In order to get the sale, the City had to assign the TIF Agreement that the City had with the previous owner. They also authorized the Mayor to sign an access easement that the developer would give to the City, so that they could develop Braswell Street. He said it was going to be closed, and they would have to use a section there to keep the property open. There was also a Memorandum of Understanding related to this that was approved, as well. Councilmember Moody reported that everything else would stay in place, would not change, and would be for workforce and affordable housing. He said that hopefully this would get the development moving forward. All items were approved unanimously, and he moved for adoption of the report.

Councilmember Lewis seconded the motion.

Councilmember Mitchell asked that the developer get in touch with him, so that he could inform the community. Councilmember Moody said that the developer was Highland out of Texas.

Councilmember Gregorie asked if the original agreement was still in effect with regards to affordability, and Councilmember Moody confirmed. Councilmember Moody said everything was just being transferred.

Councilmember Mitchell said he wanted to make sure the developer understood the community and would be working in conjunction with them. Councilmember Moody said that nothing was really changing. The City just got a new developer, and none of the terms would change. All of the processes that they had to go through to get approvals would still have to be done, and they would not be giving the developer anything. They were just assigning the contracts. Councilmember Mitchell said he just wanted to make sure that the new developer understood this.

On a motion of Councilmember Moody, seconded by Councilmember Lewis, the Committee on Ways and Means voted unanimously to adopt the report of the Committee on Real Estate as presented.

The Committee on Ways and Means recommended giving first reading to the following bills:

*An ordinance authorizing the Mayor to execute on behalf of the City an Agreement of Purchase and Sale, in which the City agrees to sell to Niandrea Taylor the property located at 56 Nunan Street (TMS No. 460-07-01-025) for \$195,208, subject to the Home Investment Partnership Program Resale Restrictive Covenants, and further authorizing the City to accept a Promissory Note, secured by a Second Priority Mortgage on the property, for \$60,408.00 towards the purchase price.*

There being no further business presented, the Committee on Ways and Means adjourned at 4:56 p.m.

Jennifer Cook  
Assistant Clerk of Council